

# Town of Mashpee

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## July 28, 2014

### AGENDA BOARD OF SELECTMEN MONDAY, JULY 28, 2014

**6:30 p.m. - Convene Meeting – Waquoit Meeting Room – Mashpee Town Hall**

#### PLEDGE OF ALLEGIANCE

#### MINUTES

Approval of the following:

Monday, June 30, 2014 – Regular Session  
Thursday, July 10, 2014 – Regular Session

#### APPOINTMENTS & HEARINGS

6:30 Public Comment  
6:40 Habitat for Humanity – LIP Program Approval

#### COMMUNICATIONS & CORRESPONDENCE

- Cape Cod Commission - Regional Beach Access Ad Hoc Committee

#### OLD BUSINESS

- Execution of Easement – South Cape Resort & Club Community Association, Inc.

#### NEW BUSINESS

- Request for Approval - Road Betterment Abatements
- Position Vacancy Request – Police Department/Public Safety Dispatcher
- Position Vacancy Request – Council on Aging/Volunteer Coordinator
- Acceptance of Resignations (2) – Special Events Committee
- Request for Appointment – Special Events Committee
- Request for Appointment – Tribal Representative to Affordable Housing Comm.
- Request for (2) Appointments – Mashpee Wakeby Lake Management Committee
- Residential Exemption Discussion

#### ADDITIONAL TOPICS

(This space is reserve for topics that the Chairman did not reasonably anticipate would be discussed.)

#### LIAISON REPORTS

## **EXECUTIVE SESSION**

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Present: Selectman Taylor, Selectman Richardson, Selectman Sherman,  
Selectman Cahalane, Selectman Gottlieb  
Town Manager Joyce Mason  
Assistant Town Manager Tom Mayo

Meeting Called to Order by Chairman Taylor at 6:30 p.m.  
Town Hall, Waquoit Meeting Room

### **MINUTES:**

Monday, June 30, 2014 – Regular Session:

**Motion made by Selectman Gottlieb to approve the Regular Session minutes of Monday, June 30, 2014 as presented.**

**Motion seconded by Selectman Sherman.**

**VOTE: Unanimous. 5-0.**

#### **Roll Call Vote:**

Selectman Taylor, yes	Selectman Richardson, yes
Selectman Sherman, yes	Selectman Cahalane, yes
Selectman Gottlieb, yes	Opposed, none

Thursday, July 10, 2014 – Regular Session:

The minutes were amended on page one to include the words; and confirm in the motion to read: Selectman Gottlieb moved to certify and confirm the hiring of Mr. Mendoza.

**Motion made by Selectman Cahalane to approve the Regular Session minutes of Thursday, July 10, 2014 as amended.**

**Motion seconded by Selectman Gottlieb.**

**VOTE: Unanimous. 4-0.**

#### **Roll Call Vote:**

Selectman Taylor, yes	Selectman Richardson, yes
Selectman Sherman, abstained	Selectman Cahalane, yes
Selectman Gottlieb, yes	Opposed, none

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### **APPOINTMENTS & HEARINGS:**

#### **Public Comment:**

Mashpee resident Samuel Singer of Cranberry Avenue spoke against the proposed round-about being considered

at the intersection of Route 151 and Old Barnstable Road. Mr. Singer indicated that a simple solution involves the signalization; to have a no turn on red at Old Barnstable Road, and a left turn signal on Route 151 only if the light was green. It was explained this configuration would eliminate accidents in the subject area and save the taxpayers money.

Habitat for Humanity – LIP Program Approval:

A representative from Habitat for Humanity was before the Board to request approval of the Local Initiative Program (LIP) for 108 Orchard Road and 68 Strawberry Avenue, Mashpee. The land as referenced was previously taken by the Town of Mashpee for non-payment of taxes. Through a Request for Proposal, the lots were deeded to Habitat for Humanity, an agency that would construct affordable homes or apartments. The land is permanently restricted for use as affordable housing.

For informational purposes, it was disclosed that 68 Strawberry Avenue is now referenced as 132 Quinaquisset Avenue. The amendment has been corrected in all applicable documents relative to this regard.

It is the intention of Habitat for Humanity to construct two single family homes for use as affordable housing at the subject site locations. The LIP program provides technical assistance to communities and developers who are working together to create affordable housing opportunities for low and moderate income households. It was noted the project will add to the town's affordable housing inventory. The Town's Affordable Housing Committee is also supportive of the 40B project under the Local Initiative Program.

**Motion made by Selectman Cahalane to approve, and authorize the Chairman of the Board of Selectmen to execute the LIP program document, and further, send a letter of support to the State for this project.**

**Motion seconded by Selectman Richardson.**

**VOTE: Unanimous. 5-0.**

**Roll Call Vote:**

Selectman Taylor, yes	Selectman Richardson, yes
Selectman Sherman, yes	Selectman Cahalane, yes
Selectman Gottlieb, yes	Opposed, none

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COMMUNICATINS & CORRESPONDENCE:

Cape Cod Commission – Regional Beach Access Ad Hoc Committee:

The Board of Selectmen was in receipt of an email from the Cape Cod Commission dated July 17, 2014 requesting a representative to serve on the Regional Beach Access Coalition.

The purpose of the committee is to advocate for greater local authority and input on all shore related matters. This includes dredging issues, shorefront protection and species management issues.

Selectman Gottlieb offered to serve on the referenced committee. The next meeting will be held on Thursday, August 7, 2014 at the Cape Cod Commission offices in Barnstable.

**Motion made by Selectman Cahalane to appoint Selectman Gottlieb as Mashpee's representative to the Regional Beach Access Coalition.**

**Motion seconded by Selectman Sherman.**

**VOTE: Unanimous. 5-0.**

**Roll Call Vote:**

Selectman Taylor, yes	Selectman Richardson, yes
Selectman Sherman, yes	Selectman Cahalane, yes
Selectman Gottlieb, yes	Opposed, none

OLD BUSINESS:

Execution of Easement – South Cape Resort & Club Community Association, Inc.:

Correspondence was received from Town Counsel, Patrick Costello dated July 17, 2014 relative to the final terms of settlement with the South Cape Resort and Club Community Association. The matter is in regard to the parties' respective claims of title and interest into the parcel of land located at 966 Falmouth Road, Mashpee.

The Board of Selectmen through an agreed upon Court order, are authorized to grant an easement to South Cape permitting their use and occupancy of up to twelve (12) parking spaces on the subject property provided the land is used under South Cape's ownership on which the tennis court facilities are located.

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OLD BUSINESS:

Execution of Easement – South Cape Resort & Club Community Association, Inc.: (continued)

**Motion made by Selectman Richardson to approve and execute the Easement granting South Cape Resort & Club Community Association, Inc., 950 Falmouth Road, Mashpee an exclusive easement to use up to twelve (12) parking spaces in the existing parking lot located on Lot 2, 966 Falmouth Road, Mashpee.**  
**Motion seconded by Selectman Sherman.**

**VOTE: Unanimous. 5-0.**

**Roll Call Vote:**

<b>Selectman Taylor, yes</b>	<b>Selectman Richardson, yes</b>
<b>Selectman Sherman, yes</b>	<b>Selectman Cahalane, yes</b>
<b>Selectman Gottlieb, yes</b>	<b>Opposed, none</b>

NEW BUSINESS:

Request for Approval – Road Betterment Abatements:

Joyce Mason, Town Manager reviewed her recommendations for the four (4) applications for abatement of street betterments outlined in a memorandum addressed to the Board of Selectmen dated June 30, 2014.

A brief discussion followed with respect to the (4) applications for abatement, and the recommended actions as set forth by the Town Manager.

**Motion made by Selectman Richardson to endorse the recommendations of the Town Manager as outlined in the memorandum of June 30, 2014 relative to the four (4) requests for abatement of street betterments.**  
**Motion seconded by Selectman Gottlieb.**

**VOTE: Unanimous. 5-0.**

**Roll Call Vote:**

<b>Selectman Taylor, yes</b>	<b>Selectman Richardson, yes</b>
<b>Selectman Sherman, yes</b>	<b>Selectman Cahalane, yes</b>
<b>Selectman Gottlieb, yes</b>	<b>Opposed, none</b>

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NEW BUSINESS:

Position Vacancy Request – Police Department/Public Safety Dispatcher:

A Position Vacancy Request was before the Board for approval of Public Safety Dispatcher to the Police Department. The position would replace a former employee who has been appointed as a Police Officer. Chief Collins has signed off on the request for advertisement.

**Motion made by Selectman Sherman to approve the Position Vacancy Request for Public Safety Dispatcher to the Police Department at Step 1 of the intended pay scale.**

**Motion seconded by Selectman Richardson.**

**VOTE: Unanimous. 5-0.**

**Roll Call Vote:**

Selectman Taylor, yes	Selectman Richardson, yes
Selectman Sherman, yes	Selectman Cahalane, yes
Selectman Gottlieb, yes	Opposed, none

Position Vacancy Request – Council on Aging/Volunteer Coordinator:

Lyn Waterman, Council on Aging Director submitted a Position Vacancy Request for a Volunteer Coordinator to the Council on Aging. This is a grant position that begins on July 1, 2014 and terminates on June 30, 2015. The anticipated start date is September, 2014.

**Motion made by Selectman Sherman to approve the grant funded Position Vacancy Request for Volunteer Coordinator to the Council on Aging.**

**Motion seconded by Selectman Richardson.**

**VOTE: Unanimous. 5-0.**

**Roll Call Vote:**

Selectman Taylor, yes	Selectman Richardson, yes
Selectman Sherman, yes	Selectman Cahalane, yes
Selectman Gottlieb, yes	Opposed, none

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NEW BUSINESS:

Position Vacancy Request – DPW/Administrative Assistant:

Catherine Laurent, DPW Director submitted a Position Vacancy Request form to the Selectmen for advertisement for the regular full-time position of Administrative Assistant to the DPW at Step 1 of the intended pay scale. The date of the vacancy is July 28, 2014.

**Motion made by Selectman Sherman to approve the Position Vacancy Request for Administrative Assistant to the DPW as referenced.**

**Motion seconded by Selectman Richardson.**

**VOTE:** Unanimous. 5-0.

**Roll Call Vote:**

Selectman Taylor, yes	Selectman Richardson, yes
Selectman Sherman, yes	Selectman Cahalane, yes
Selectman Gottlieb, yes	Opposed, none

**Acceptance of Resignation (2) – Special Events Committee:**

The Board of Selectmen was in receipt of two resignations from the Special Events Committee each respectively dated July 15, 2014.

**Motion made by Selectman Gottlieb to accept the resignation of Ellen Burke and Carol Mitchell from the Special Events Committee with regret.**

**Motion seconded by Selectman Sherman.**

**VOTE:** Unanimous. 5-0.

**Roll Call Vote:**

Selectman Taylor, yes	Selectman Richardson, yes
Selectman Sherman, yes	Selectman Cahalane, yes
Selectman Gottlieb, yes	Opposed, none

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**NEW BUSINESS:**

**Request for Appointment – Special Events Committee:**

A letter of interest was received from Benjamin Tobins dated May 22, 2014 requesting to serve on the Special Events Committee. Additional communication was received from Mary Bradbury; Recreation Director dated July 17, 2014 indicating that it was unanimously voted by the Special Events Committee to recommend Mr. Tobins for appointment.

**Motion made by Selectman Sherman to appoint Benjamin Tobins to the Special Events Committee as recommended.**

**Motion seconded by Selectman Richardson.**

**VOTE:** Unanimous. 5-0.

**Roll Call Vote:**

Selectman Taylor, yes	Selectman Richardson, yes
Selectman Sherman, yes	Selectman Cahalane, yes
Selectman Gottlieb, yes	Opposed, none

**Request for Appointment – Tribal Representative to Affordable Housing Committee:**

Correspondence was received from Cedric Cromwell; Chair of the Mashpee Wampanoag Tribe dated January 31, 2014 regarding the appointment of Marie A. Stone, Tribal Council Secretary as the government representative to the Tribe's Housing Commission. Ms. Stone was recommended for appointment to the Town's Affordable Housing Committee when a vacancy becomes available.

**Motion made by Selectman Richardson to appoint Marie A. Stone to the Mashpee Affordable Housing Committee.**

**Motion seconded by Selectman Sherman.**

**VOTE: Unanimous. 5-0.**

**Roll Call Vote:**

Selectman Taylor, yes	Selectman Richardson, yes
Selectman Sherman, yes	Selectman Cahalane, yes
Selectman Gottlieb, yes	Opposed, none

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**NEW BUSINESS:**

**Request for (2) Appointments – Mashpee Wakeby Lake Management Committee:**

The Board of Selectmen received three letters of interest to serve on the Mashpee Wakeby Lake Management Committee. Currently, there are two openings. Upon review, it was recommended the Board select candidates who are not actively participating on a Town board or committee. It was noted that one applicant currently serves on the Waterways Commission and participates in the Water Quality Testing Program.

**Motion made by Selectman Gottlieb to appoint Brian Mauro and Linda Smith to serve on the Mashpee Wakeby Lake Management Committee.**

**Motion seconded by Selectman Richardson.**

**VOTE: Unanimous. 5-0.**

**Roll Call Vote:**

Selectman Taylor, yes	Selectman Richardson, yes
Selectman Sherman, yes	Selectman Cahalane, yes
Selectman Gottlieb, yes	Opposed, none

**Residential Exemption Discussion:**

The Board of Selectmen received an update from the Residential Exemption working group formed to review whether or not a residential exemption should be considered. The working group was comprised of the Town Manager, Selectmen Gottlieb, and Selectman Richardson.

The Director of Assessing, Jason Streebel was in attendance to review the process with members of the Board of Selectmen.

Mr. Streebel indicated that after the annual Classification Hearing, the Board of Selectmen vote each year on whether or not to adopt a residential exemption. By law, the percentage amount of the exemption may not be more than 20% of the average residential value, and if a residential exemption were adopted, it would be difficult to un-do.

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NEW BUSINESS:

Residential Exemption Discussion: (continued)

If the Board of Selectmen were to adopt the exemption and voted percentage, the Assessor would then determine the amount of value to be exempted for those qualifying parcels by calculating the following;

The total assessed value for all Class 1 properties which includes vacant and multi-family,  
The total number of parcels within the Class 1 properties,  
Divide the total Class 1 valuation by the total number of Class 1 parcels, which is the average assessed value of all class 1 residential parcels,  
Multiply the exemption percentage, as voted by the Board of Selectmen, by the average value. This is the amount to be exempted for each qualifying parcel.  
Multiply the number of exemptions granted by the exemption amount.  
Subtract the aggregate exemption amount from the total Class 1 value. The residential tax rate for all Class 1 properties will be calculated from this adjusted value.

The pros and cons of the FY14 Residential Study were briefly considered. The process requires the residential property owner to submit an application, and provide the first page of their State or Federal Tax return with a copy of their driver's license to show proof of residency. Software upgrades to the MUNIS and PK assessing systems are also required to implement the residential exemption in addition to the need for additional staff support.

It was agreed that an informational Public Hearing would be scheduled on August 18, 2014 at the Mashpee High School to review the proposed program.

If the Selectmen elect to move forward with the proposal, it was recommended the Town gain adequate lead time to launch the program, and consider the project in FY16 at the earliest. If supported, it is also necessary to seek funding for two positions at the October 2014 Town Meeting to begin to advance the program.

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LIAISON REPORTS:

Environmental Oversight Committee: The EOC has met with Town Counsel to review language associated to the proposed Mashpee Nitrogen Control Bylaw. An article will be placed on the October Town Meeting warrant to adopt the bylaw relative to all applications of nitrogen through fertilizer on managed turf areas within the Town of Mashpee.

Goal Setting Workshop: The Board of Selectmen are scheduled to conduct a workshop session on Tuesday, July



29<sup>th</sup> at the conference room located at the New Seabury Country Club for the purpose of setting both long and short-term goals and objectives.

Adjournment:

**Motion made by Selectman Sherman to adjourn at 7:18 p.m.**

**Motion seconded by Selectman Richardson.**

**VOTE: Unanimous. 5-0.**

**Roll Call Vote:**

<b>Selectman Taylor, yes</b>	<b>Selectman Richardson, yes</b>
<b>Selectman Sherman, yes</b>	<b>Selectman Cahalane, yes</b>
<b>Selectman Gottlieb, yes</b>	<b>Opposed, none</b>

Respectively submitted,

Kathleen M. Soares  
Secretary to the Board of Selectmen